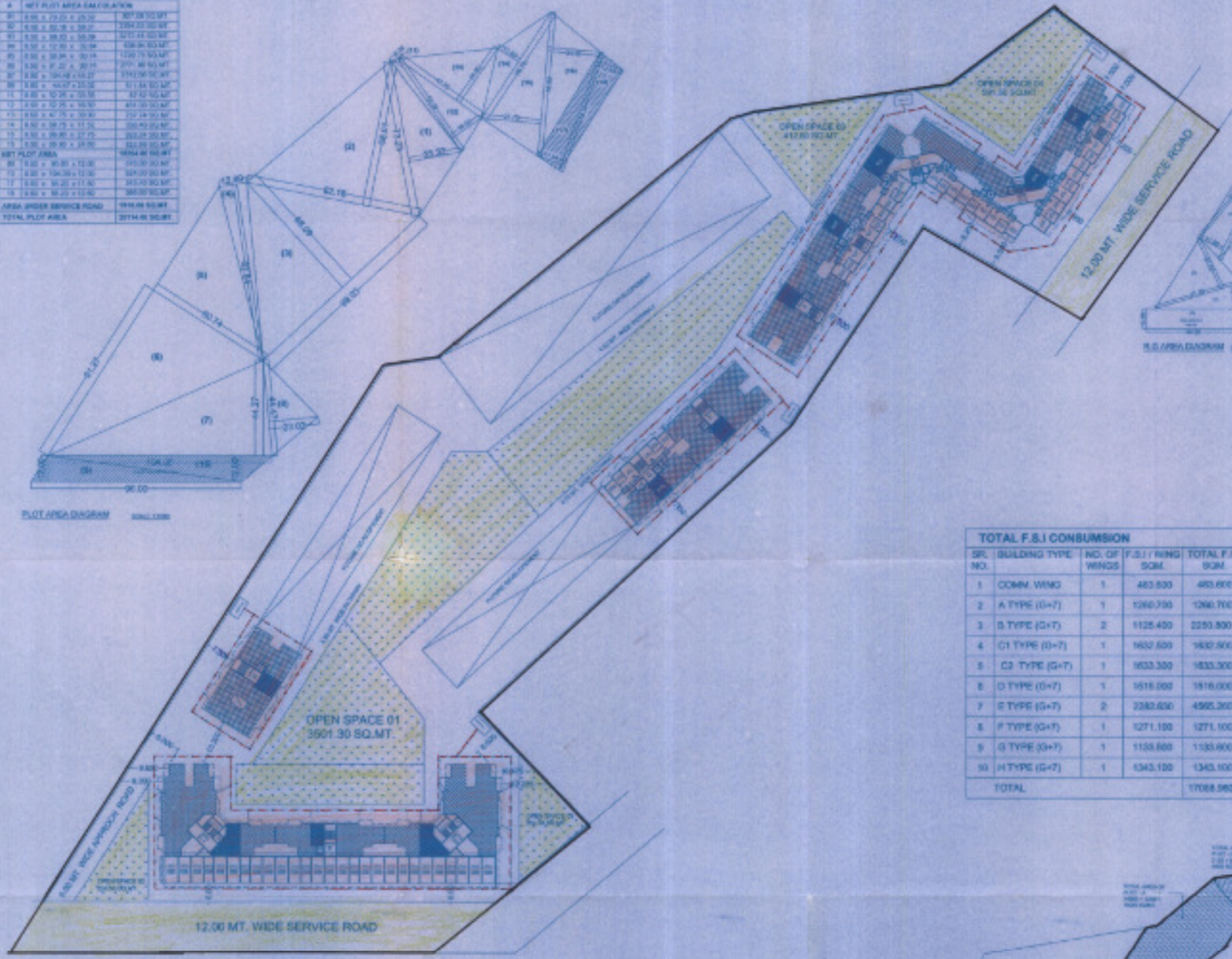
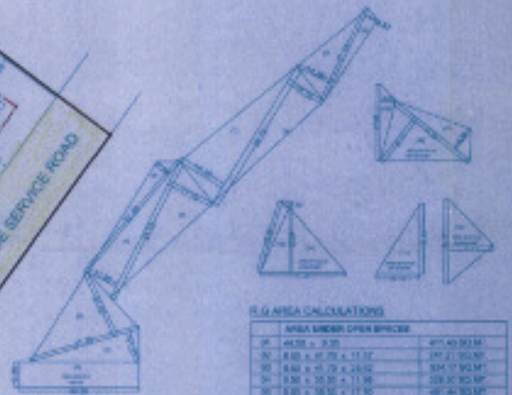
#	NET PLOT AREA CALCULATION	
01	8.00 x 73.00 x 25.00	307.09 SQ.MT.
02	8.00 x 50.18 x 38.27	3369.23 SQ.MT.
03	8.00 x 88.83 x 56.09	3210.44 SQ.MT.
04	8.00 x 72.80 x 70.04	5381.94 SQ.MT.
05	8.00 x 50.04 x 30.14	1230.75 SQ.MT.
06	8.00 x 87.22 x 30.15	2191.86 SQ.MT.
07	8.00 x 104.68 x 48.27	3743.99 SQ.MT.
08	8.00 x 44.47 x 23.02	511.84 SQ.MT.
11	8.00 x 10.26 x 33.58	82.82 SQ.MT.
12	8.00 x 10.26 x 16.50	404.00 SQ.MT.
13	8.00 x 41.75 x 10.00	334.48 SQ.MT.
14	8.00 x 38.73 x 11.74	309.82 SQ.MT.
15	8.00 x 39.80 x 27.47	353.84 SQ.MT.
16	8.00 x 39.80 x 24.76	332.84 SQ.MT.
NET PLOT AREA		19764.66 SQ.MT.
09	8.00 x 90.00 x 12.00	345.00 SQ.MT.
10	8.00 x 104.39 x 12.00	324.00 SQ.MT.
17	8.00 x 90.20 x 11.40	343.00 SQ.MT.
18	8.00 x 90.20 x 12.60	380.00 SQ.MT.
AREA UNDER SERVICE ROAD		1516.66 SQ.MT.
TOTAL PLOT AREA		22114.66 SQ.MT.

PLOT AREA DIAGRAM SCALE 1:500



LAYOUT PLAN SCALE 1:500



R.G AREA DIAGRAM SCALE 1:500

R.G AREA CALCULATIONS

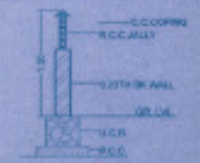
	AREA UNDER OPEN SPACES	
01	44.58 x 9.00	401.40 SQ.M.
02	8.60 x 47.79 x 11.50	247.21 SQ.MT.
03	8.60 x 47.79 x 25.02	534.17 SQ.MT.
04	3.50 x 35.00 x 11.96	229.30 SQ.MT.
05	3.50 x 35.00 x 11.96	229.30 SQ.MT.
06	8.60 x 52.96 x 7.00	396.96 SQ.MT.
07	8.60 x 58.00 x 15.00	823.68 SQ.MT.
08	8.60 x 58.00 x 15.00	823.68 SQ.MT.
09	8.60 x 58.00 x 15.00	823.68 SQ.MT.
10	8.60 x 29.14 x 14.36	366.08 SQ.MT.
12	8.60 x 70.14 x 4.07	80.85 SQ.MT.
AREA UNDER OPEN SPACE 03		591.36 SQ.MT.
11	3.50 x 19.07 x 33.36	220.30 SQ.MT.
AREA UNDER OPEN SPACE 03		220.30 SQ.MT.
13	3.50 x 30.70 x 14.43	284.20 SQ.MT.
AREA UNDER OPEN SPACE 04		284.20 SQ.MT.
15	3.50 x 26.00 x 7.00	63.70 SQ.MT.
14	3.50 x 31.56 x 37.64	1313.80 SQ.MT.
AREA UNDER OPEN SPACE 02		4117.50 SQ.MT.
16	3.50 x 21.00 x 7.00	171.50 SQ.MT.
18	3.50 x 34.35 x 30.00	354.20 SQ.MT.
17	3.50 x 34.62 x 5.00	160.20 SQ.MT.
AREA UNDER OPEN SPACE 01		685.90 SQ.MT.
TOTAL AREA UNDER OPEN SPACES		4964.60 SQ.MT.

TOTAL F.S.I CONSUMSION

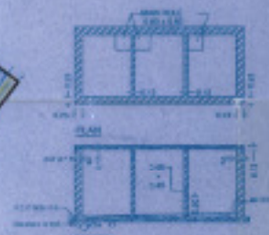
SR. NO.	BUILDING TYPE	NO. OF WINGS	F.S.I / WING SQM.	TOTAL F.S.I SQM.
1	COMN. WING	1	483.600	483.600
2	A TYPE (G+7)	1	1260.700	1260.700
3	B TYPE (G+7)	2	1125.400	2250.800
4	C1 TYPE (G+7)	1	1602.500	1602.500
5	C2 TYPE (G+7)	1	1633.300	1633.300
6	D TYPE (G+7)	1	1518.000	1518.000
7	E TYPE (G+7)	2	2282.630	4565.260
8	F TYPE (G+7)	1	1271.100	1271.100
9	G TYPE (G+7)	1	1133.800	1133.800
10	H TYPE (G+7)	1	1343.100	1343.100
	TOTAL			17068.960

PARKING AREA STATEMENT

TYPE	CARPET AREA	CRITERIA	NO. OF UNITS/SHOP	PARKING REQUIRED	PARKING PROVIDED
OFFICE	400 SQ.MT.	FOR 100 SQMT.	07	3	3
FLAT	41 - 80 SQMT.	1 / TENEMENT	90	70	110
FLAT	81 - 40 SQMT.	1.25	40	-	-
LIKEWISE	@ 10% OF TOTAL PARKING			10	10
TOTAL			137	113	123



SECTION OF COMP.WALL SCALE 1:50

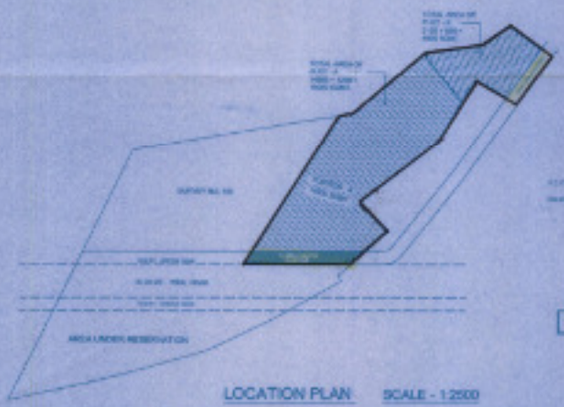


SEPTIC TANK DETAILS

SECTION THRU RAIN WATER HARVESTATION

AREA CALCULATION

A.) 77.36 x 6.25 = 483.600 SQMT.



LOCATION PLAN SCALE - 1:2500

PROGRAM - I

	AREA STATEMENT	SQ.M.
1	(A) GROSS AREA OF THE PLOT (AS PER 7/12 EXTRACT)	22114.66
	(B) GROSS AREA OF THE PLOT (AS PER 7/12 EXTRACT)	4180.80
	(C) NET PLOT AREA (A-B)	17933.86
2	BASIC F.S.I.	
	(A) BASIC ACCEPTABLE AREA (1st basic area)	22114.66
	(B) PERMISSIBLE ROAD	
	(C) ANY TENANTED NON GAMAN UNDER (PROJECTIONS)	NIL
	TOTAL (a+b+c)	17933.86
3	PREMIUM - AREA OF PLOT (D - E)	17933.86
4	BASIC F.S.I FOR	
	(A) GROSS AREA OF THE PLOT (AS PER 7/12 EXTRACT)	17933.86
	(B) PERMISSIBLE ROAD AREA (10%)	1793.39
	(C) NET PLOT AREA	16140.47
5	PERMISSIBLE FLOOR AREA (3x4)	16140.47
	ADDITIONAL F.S.I FOR DEVELOPMENT RIGHTS	
1	AREA UNDER D.P. ROAD & RESERVE	1941.90
2	TOTAL (3+4+1) OF AREA PERMISSIBLE (5+6)	17782.37
3	EXISTING FLOOR AREA	NIL
4	PREMIUM FLOOR AREA	17782.37
4.1	PREMIUM FLOOR AREA	17782.37
4.2	BALANCE BUILT UP AREA (4-4.1)	357.00
4.3	F.S.I. CONSUMED	17068
4.4		
	(A) BASIC AREA TREATMENT	
	(B) PROPOSED BALCONY AREA PER FLOOR	1 TENEMENT 40.00
	(C) PROPOSED BALCONY AREA PER FLOOR	
	(D) EXTRA BALCONY AREA (TOTAL)	33.96
5	TENEMENT STATEMENT	
	(A) 1BHK (CONSTRUCTION OF 40% RESIDENTIAL AREA)	1 BHK 240.00
	(B) 1BHK (CONSTRUCTION OF 40% RESIDENTIAL AREA)	240.00
	(C) AREA OF TENEMENTS (A+B)	1680.00
	(D) TENEMENTS PERMISSIBLE	240
	(E) TENEMENTS PROPOSED	276
	(F) TENEMENTS EXISTING	-
	(G) COMMERCIAL (1 NO. OF NOS. 1 STOREY)	1
	TOTAL TENEMENTS (e+f)	276
6	PARKING STATEMENT	
	(A) PARKING REQUIRED AS PER	BYE-LAWS
	PLOT AREA	
	REC. AREA	10 PERCENT AREA
	FLAT AREA	
	(B) PARKING PROVIDED	
7	GARAGE REQUIRED	
	GARAGE PROVIDED	

NOTES:

	SCHEDULE OF COLOUR/APPROVED
PROPOSED WORK	T - 3000 X 2000
IN CASE OF BALCONY	G1 - 1200 X 2700
AREA UNDER SET BACK	G3 - 1500 X 3000
STRUCTURES TO BE DEMOLISHED	P - 2000 X 2700
RECREATIONAL AMENITY SPACE	RT - 1400 X 2700
AREA UNDER RESERVATION	RG - 2400 X 1200
EXISTING WORK	X - 600 X 900
DRAINAGE	RG - WELDED MESH

PROFORMA - II

CONTENTS OF SHEET

LAYOUT PLAN, FLOOR PLAN , SECTION , ELEVATION
AREA CALCULATION, & LOCATION PLAN

NAME OF OWNER & SIGNATURE

M/S .TAWANWAS REALITY
MR. ANIL K.TAWANWAS

REVISION	DESCRIPTION	DATE	SIGNATURE

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED RESIDENTIAL & COMMERCIAL COMPLEX ON SURVEY NO.133, HISSA - 1 (PT.), SITUATED AT VILLAGE CHEMBUR, AMBERNATH

JOB NO.	DATE	DRG. NO.	SCALE	DRAWN BY	CHECKED BY
BA-823.11	31-05-13	MUNI-5	AS SHOWN		

BAJAJ & ASSOCIATES
Architects - Interior Designers
Engineers Project Managers